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**IN THE UNITED STATES DISTRICT COURT
FOR THE MIDDLE DISTRICT OF GEORGIA
MACON DIVISION**

**LILLIE M. MIDDLEBROOKS, HEIR OF
SHIRLEY HILL MIDDLEBROOKS**

Plaintiff,

vs.

**CITY OF MACON-BIBB COUNTY,
GEORGIA,**

**ERICA L. WOODFORD, individual
capacity as Clerk, Superior Court of Bibb
County,**

**TAMIKA BURNETT, individual capacity
as Chief of Real Estate Department,
Macon-Bibb County Government,**

**MACON-BIBB COUNTY BOARD OF
TAX ASSESSORS OFFICE**

**ANDREA CRUTCHFIELD, individual
capacity as Chief Appraiser, Macon-Bibb
County Board of Tax Assessors**

**JODY CLABORN, individual capacity as
Deputy Chief Appraiser, Macon-Bibb
County Board of Tax Assessors**

**JENNIFER MITCHELL, individual
capacity as Residential Appraiser I,
Macon-Bibb County Board of Tax
Assessors**

**MACON-BIBB COUNTY TAX
COMMISSIONER OFFICE**

CIVIL ACTION FILE NO.:

5:23-CV-00083-TES

COMPLAINT FOR DAMAGES

1. Due Process (42 U.S.C. § 1983)
2. Municipal Liability for
Unconstitutional Custom, Practice,
or Policy (42 U.S.C. § 1983)
3. Municipal Liability for Failure to
train (42 U.S.C. § 1983)
4. Breach of Contract
5. Promissory Estoppel

DEMAND FOR JURY TRIAL

**SAMUEL WADE MCCORD, individual
capacity as Tax Commissioner, Macon-
Bibb County,**

**CHERYL LEE, individual capacity as
Supervisor, Macon-Bibb County Tax
Commissioner Office**

Defendants.

COMPLAINT FOR DAMAGES

1. COMES NOW, Lillie M. Middlebrooks, appearing *pro se*, hereby files a Complaint against the City of Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell of the Macon-Bibb County Board of Tax Assessors, Macon-Bibb County Tax Commissioner Office, Samuel Wade McCord, and Cheryl Lee alleges as follows:

PRELIMINARY STATEMENT

2. This civil action complaint seeks compensatory damages for Defendants' wrongful deprivation of Plaintiff's property. Plaintiff alleges that all Defendants acted under color of state law and violated Plaintiff's rights under the Fourteenth Amendment to the Constitution of the United States when all Defendants unlawfully transferred Plaintiff's house, land, title, property, and deed to Sherlice Morgan without granting Plaintiff due process of law.

JURISDICTION

3. This Court has jurisdiction over this action pursuant to Title 28 U.S.C. §§1331 and 1343(3) in that the controversy arises under the United States Constitution and under 42 U.S.C. § 1983.

VENUE

4. Venue is proper in this Court under 28 U.S.C. § 1391(b), because all Defendants reside in this judicial district and each and all of the acts alleged herein were done by Defendants, their officers, agents, and employees, under color and pretense of the statutes, ordinances, regulations, customs, policies, and usages of the Superior Court of Bibb County Clerk's Office, the Real Estate Department of Macon-Bibb County Government, the Macon-Bibb County Board of Tax Assessors Office, and the Macon-Bibb County Tax Commissioner Office.

PARTIES

5. Plaintiff, Lillie M. Middlebrooks is an adult individual who currently resides in Northwest Georgia of the State of Georgia.

6. City of Macon-Bibb County, Georgia is a municipal entity located in the State of Georgia; within the territorial jurisdiction of this court. As a local governmental entity, the City of Macon-Bibb County, Georgia has a duty and obligation to assure that its records management operation as to public records conveying ownership of land and real estate property in the Real Estate Department of Macon-Bibb County Government and in the Macon-Bibb County

1 Board of Tax Assessors Office complies with O.C.G.A. § 44-5-30. The City of
2 Macon-Bibb County, Georgia is being sued for depriving Plaintiff's ownership of
3 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
4 County, Georgia without due process of law.

6 7. Erica L. Woodford, Clerk for the Superior Court of Bibb County is the
7 recorder of deeds for Macon-Bibb County, Georgia. As a keeper of public records,
8 Erica L. Woodford has the duty and the obligation to carry out the ministerial act
9 of obeying O.C.G.A. § 44-5-30 for accepting, filing, recording, and maintaining
10 deeds conveying ownership of land and real estate property in Macon-Bibb
11 County, Georgia. Erica L. Woodford is being sued in her individual capacity for
12 depriving Plaintiff's ownership of Plaintiff's house, land, and property located at
13 579 Villa Esta Circle, Macon-Bibb County, Georgia without due process of law.

17 8. Tamika Burnett, Chief of Real Estate Department of Macon-Bibb
18 County Government has the duty and the obligation to carry out the ministerial
19 act of obeying O.C.G.A. § 44-5-30 for accepting, filing, recording, and
20 maintaining deeds conveying ownership of land and real estate property in
21 Macon-Bibb County, Georgia. Tamika Burnett is being sued in her individual
22 capacity for depriving Plaintiff's ownership of Plaintiff's house, land, and
23 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia without
24 due process of law.

1 9. Macon-Bibb County Board of Tax Assessors Office is the agency
2 charged with the responsibility of establishing the fair market value of property for
3 ad valorem taxation purposes. The Macon-Bibb County Board of Tax Assessors
4 Office has the duty and the obligation to carry out the ministerial act of obeying
5 O.C.G.A. § 44-5-30 for accepting, filing, recording, and maintaining deeds
6 conveying ownership of land and real estate property in the Macon-Bibb County
7 Board of Tax Assessors Office. Macon-Bibb County Board of Tax Assessors
8 Office is being sued for depriving Plaintiff's ownership of Plaintiff's house, land,
9 and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia
10 without due process of law. The staff and employees of the Macon-Bibb County
11 Board of Tax Assessors Office are employees of the Macon-Bibb County
12 government. See O.C.G.A. § 48-5-262(b); see Macon-Bibb County Code of
13 Ordinances, Section 26-28.

14 10. Andrea Crutchfield, Chief Appraiser for the Macon-Bibb County
15 Board of Tax Assessors Office has the duty and the obligation to carry out the
16 ministerial act of obeying O.C.G.A. § 44-5-30 for accepting, filing, recording,
17 and maintaining deeds conveying ownership of land and real estate property in the
18 Macon-Bibb County Board of Tax Assessors Office. Andrea Crutchfield is being
19 sued in her individual capacity for depriving Plaintiff's ownership of Plaintiff's
20 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
21 Georgia without due process of law.

1 11. Jody Claborn, Deputy Chief Appraiser for the Macon-Bibb County
2 Board of Tax Assessors Office has the duty and the obligation to carry out the
3 ministerial act of obeying O.C.G.A. § 44-5-30 for accepting, filing, recording,
4 and maintaining deeds conveying ownership of land and real estate property in the
5 Macon-Bibb County Board of Tax Assessors Office. Jody Claborn is being sued in
6 his individual capacity for depriving Plaintiff's ownership of Plaintiff's house,
7 land, and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia
8 without due process of law.
9

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11
12 12. Jennifer Mitchell, Residential Appraiser I for the Macon-Bibb County
13 Board of Tax Assessors Office has the duty and the obligation to carry out the
14 ministerial act of obeying O.C.G.A. § 44-5-30 for accepting, filing, recording,
15 and maintaining deeds conveying ownership of land and real estate property in the
16 Macon-Bibb County Board of Tax Assessors Office. Jennifer Mitchell is being
17 sued in her individual capacity for depriving Plaintiff's ownership of Plaintiff's
18 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
19 Georgia without due process of law.
20
21

22 13. Macon-Bibb County Tax Commissioner Office serves as an agent for
23 the city and the county that bills and collects ad valorem taxes due on real and
24 personal property, mobile homes, motor vehicles, timber, and utilities.
25

26 14. for the registration of motor vehicles and performing all functions
27 relating to billing, collecting, disbursing, and accounting for ad valorem taxes
28

1 collected in the county. The Macon-Bibb County Tax Commissioner Office has the
2 duty and the obligation to carry out the ministerial act of obeying O.C.G.A. § 44-
3 5-30 for accepting, filing, recording, and maintaining deeds conveying ownership
4 of land and real estate property in the Macon-Bibb County Tax Commissioner
5 Office. The Macon-Bibb County Tax Commissioner Office is being sued for
6 breach of contract and is being sued for depriving Plaintiff's ownership of
7 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
8 County, Georgia without due process of law.

11
12 15. Samuel Wade McCord, Tax Commissioner for Macon-Bibb County
13 has the duty and the obligation to carry out the ministerial act of obeying
14 O.C.G.A. § 44-5-30 for accepting, filing, recording, and maintaining deeds
15 conveying ownership of land and real estate property in the Macon-Bibb County
16 Tax Commissioner Office. Samuel Wade McCord is being sued in his individual
17 capacity for depriving Plaintiff's ownership of Plaintiff's house, land, and property
18 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia without due process
19 of law.

22
23 16. Cheryl Lee, Supervisor for Macon-Bibb County Tax Commissioner
24 Office has the duty and the obligation to carry out the ministerial act of obeying
25 O.C.G.A. § 44-5-30 for accepting, filing, recording, and maintaining deeds
26 conveying ownership of land and real estate property in the Macon-Bibb County
27 Tax Commissioner Office. Cheryl Lee is being sued in her individual capacity for

1 breach of contract and is being sued for depriving Plaintiff's ownership of
2 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
3 County, Georgia without due process of law.
4

5 **FACTS COMMON TO ALL CLAIMS FOR RELIEF**

6 17. Shirley Hill Middlebrooks is the record owner of the real property
7 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia having a Tax
8 Map/Route Number of P094-0277 and a Tax Map Code Number of 406.4.
9

10 18. Shirley Hill Middlebrooks whose place of domicile was 579 Villa
11 Esta Circle, Macon-Bibb County, Georgia died interstate (without a will) on July
12 17, 2015, owning the property as legally described below:
13

14 All that certain property situated and being in the City of Macon, Bibb
15 County, Georgia being part of Lot 4 of the J.W. McCook Property,
16 according to a plat recorded in Plat Book 83, Page 393, Clerk's Office, Bibb
17 Superior Court; and more particularly described as following: Commencing
18 at a point on the north line of Villa Esta Circle, that is 212 feet easterly of
19 the east line of Villa Esta Circle; running thence easterly along Villa Esta
20 Circle a distance of 68 feet; thence northerly along the line dividing Lots 4
21 and 5, said subdivision, a distance 134.5 feet to a point; thence westerly
22 along the rear line of said Lot 4 a distance of 68 feet; thence southerly and
23 parallel to the line dividing Lots 3 and 4, said subdivision, a distance of
24 134.5 feet to the point of beginning. According to the present system of
25 numbering, being known as 579 Villa Esta Circle, Macon, Bibb County,
26 Georgia. Being the same property described in a deed dated September 3,
27 1980 and recorded in Deed Book 1389, page 73, in the Clerk's Office of the
28 Superior Court of Bibb County.

19. When Shirley Hill Middlebrooks purchased the real estate property
located at 579 Villa Esta Circle, Macon-Bibb County, Georgia, Shirley Hill

1 Middlebrooks made sure that the deed extended the sale of the property to Shirley
2 Hill Middlebrooks and to the heirs of Shirley Hill Middlebrooks.

3
4 20. Because Shirley Hill Middlebrooks's deed extends ownership of
5 Shirley Hill Middlebrooks's house, land, and property to Shirley Hill
6 Middlebrooks's heirs, then Shirley Hill Middlebrooks's heirs at law are the
7 owners to Shirley Hill Middlebrooks's real estate property located at 579 Villa
8 Esta Circle, Macon-Bibb County, Georgia.

9
10 21. Shirley Hill Middlebrooks's heirs at law are Deidra C. Middlebrooks-
11 Perlitz and Lillie M. Middlebrooks both residing in the State of Georgia.

12
13 22. Shirley Hill Middlebrooks has no heirs of the same degree as defined
14 by O.C.G.A. § 53-2-1 except for Deidra C. Middlebrooks-Perlitz and Lillie M.
15 Middlebrooks.

16
17 23. Because Shirley Hill Middlebrooks's deed extends ownership of
18 Shirley Hill Middlebrooks's title to Shirley Hill Middlebrooks's heirs, Shirley Hill
19 Middlebrooks's real estate property automatically passes to Shirley Hill
20 Middlebrooks's heirs by operation of law without the need of a will, a new deed, or
21 a court order from a probate court.

22
23
24 24. Heir property ownership in the State of Georgia is straightforward.

25 25. Under Georgia law, heir property is land held in common by
26 decedents of someone who has died without a valid will.
27
28

1 26. Under Georgia law, when a landowner dies without a valid will, the
2 person is said to have died “interstate” and the property owned by the deceased at
3 death is known as interstate property.
4

5 27. Under Georgia law, when a Georgia landowner dies interstate, title to
6 the deceased’s interstate property automatically passes to the Georgia landowner’s
7 heirs by operation of law without the need of a will, a new deed, or a court order
8 from a probate court.
9

10 28. The Georgia landowner’s heirs then automatically own the deceased’s
11 real property as tenants in common by operation of law in the State of Georgia.
12

13 29. Under Georgia law, when interstate property is automatically passed
14 down to a Georgia landowner’s heirs, the land may remain in the deceased’s
15 landowner name indefinitely.
16

17 30. Under Georgia law, as a tenant in common, each qualified heir has the
18 right to use, possess, and own all real property inherited as interstate property from
19 a decedent.
20

21 31. Therefore, on July 17, 2015 and as heirs of Shirley Hill Middlebrooks,
22 Deidra C. Middlebrooks-Perlitz and Lillie M. Middlebrooks automatically became
23 the landowners to the house, land, and property located at 579 Villa Esta Circle,
24 Macon-Bibb County, Georgia by operation of law without the need of a will, a
25 new deed, or a court order from a probate court.
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1 32. At all relevant times, Plaintiff had possession and control of the
2 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
3 Georgia from 2015 to 2021 through a chained locked gate located at the driveway
4 entrance of 579 Villa Esta Circle, Macon-Bibb County, Georgia through bars on
5 the windows of the house located at 579 Villa Esta Circle, Macon-Bibb County,
6 Georgia, through a locked screen door on the front door and through a locked
7 screen door on the back door on the house located at 579 Villa Esta Circle,
8 Macon-Bibb County, Georgia.

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10
11 33. On June 18, 2021, Plaintiff made an in person visit to the Macon-Bibb
12 County Tax Commissioner Office to pay Shirley Hill Middlebrooks's outstanding
13 property taxes to Samuel Wade McCord in the amount of \$6,363.32.

14
15 34. On June 18, 2021 in the Macon-Bibb County Tax Commissioner
16 Office, Plaintiff discovered that on March 15, 2021, Sherlice Morgan of 557 Villa
17 Esta Circle, Macon-Bibb County, Georgia recorded a notarized quit claim deed in
18 the Superior Court of Bibb County attesting under oath that on January 7, 2021,
19 Shirley Hill Middlebrooks executed a quit claim deed selling Shirley Hill
20 Middlebrooks's house located at 579 Villa Esta Circle, Macon-Bibb County,
21 Georgia to Sherlice Morgan for \$1 notwithstanding the fact that Shirley Hill
22 Middlebrooks passed away on July 17, 2015 and cannot execute the signing of a
23 quit claim deed after the date of Shirley Hill Middlebrooks's death.

1 35. Notwithstanding the death of Shirley Hill Middlebrooks, Sherlice
2 Morgan filed the fraudulent quit claim deed, on March 15, 2021 and the Superior
3 Court of Bibb County Clerk's Office recorded Sherlice Morgan's quit claim in
4 Deed Book 10825, Pages 1, 2, 3, 4, in the Clerk's Office at the Superior Court of
5 Bibb County. See Exhibit A. See Exhibit B.
6

7
8 36. On June 18, 2021, Plaintiff informed Cheryl Lee, a Tax Supervisor at
9 the Macon-Bibb County Tax Commissioner Office, that Sherlice Morgan was not
10 the property owner of the house, land, and property located at 579 Villa Esta
11 Circle, Macon-Bibb County, Georgia because Sherlice Morgan forged a dead
12 person's signature on a quit claim deed to illegally steal the house, land, and
13 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia.
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16 37. On June 18, 2021, Plaintiff requested the Macon-Bibb County Tax
17 Commissioner Office to not put the house, land, and property located at 579 Villa
18 Esta Circle, Macon-Bibb County, Georgia into Sherlice Morgan's name because
19 Deidra C. Middlebrooks-Perlitz and Lillie M. Middlebrooks are the property
20 owners to the house, land, and property located at 579 Villa Esta Circle, Macon-
21 Bibb County, Georgia because Shirley Hill Middlebrooks's deed extends
22 ownership of Shirley Hill Middlebrooks's title to Shirley Hill Middlebrooks's
23 heirs.
24
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26 38. On June 18, 2021, Cheryl Lee of the Macon-Bibb County Tax
27 Commissioner Office acknowledged to Lillie M. Middlebrooks that the Tax
28

1 Commissioner Samuel Wade McCord had researched and determined that Deidra
2 Perlitz and Lillie Middlebrooks are the heirs to Shirley Hill Middlebrooks's
3 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia.
4

5 39. Samuel Wade McCord's attorney named Cater C. Thompson
6 completed a detailed investigation and Cater C. Thompson determined that Shirley
7 Hill Middlebrooks died on July 17, 2015 and determined that Deidra Perlitz and
8 Lillie Middlebrooks are the heirs to Shirley Hill Middlebrooks's property located
9 at 579 Villa Esta Circle, Macon-Bibb County, Georgia because Cater C. Thompson
10 contacted Lillie M. Middlebrooks in Cartersville, Georgia to inform Lillie M.
11 Middlebrooks that outstanding taxes were do to be paid on Lillie M.
12 Middlebrooks's deceased mother house located at 579 Villa Esta Circle, Macon-
13 Bibb County, Georgia.
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17 40. On June 18, 2021, Cheryl Lee of the Macon-Bibb County Tax
18 Commissioner Office assured Plaintiff that if Plaintiff paid the outstanding
19 property tax fees to Shirley Hill Middlebrooks's property located at 579 Villa Esta
20 Circle, Macon-Bibb County, Georgia then the Macon-Bibb County Tax
21 Commissioner Office would keep Shirley Hill Middlebrooks's property tax records
22 for the property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia in
23 Shirley Hill Middlebrooks's name.
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1 41. Needless to say on June 18, 2021, Plaintiff paid Shirley Hill
2 Middlebrooks's outstanding property taxes in the amount of \$6,363.32 to the
3 Macon-Bibb County Tax Commissioner Office.
4

5 42. Thereinafter, Cheryl Lee of the Macon-Bibb County Tax
6 Commissioner Office instructed Plaintiff to go the Clerk's Office of the Superior
7 Court of Bibb County and request for the Superior Court of Bibb County to
8 cancel and to expunge Sherlice Morgan's quit claim deed from the Superior Court
9 of Bibb County's deed book because Samuel Wade McCord's attorney named
10 Cater C. Thompson completed a detailed investigation and determined that Deidra
11 Perlitz and Lillie Middlebrooks are the heirs to Shirley Hill Middlebrooks's
12 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia.
13
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16 43. Thereinafter, on June 18, 2021, Plaintiff made an in person visit to
17 the Superior Court of Bibb County Clerk's Office and requested to speak with a
18 supervisor regarding Sherlice Morgan's fraudulent filing of a quit claim deed to
19 steal real estate property from Lillie M. Middlebrooks.
20

21 44. On June 18, 2021, Plaintiff presented the supervisor in the Superior
22 Court of Bibb County Clerk's Office with a copy of Sherlice Morgan's quit claim
23 deed that Plaintiff received from the Macon-Bibb County Tax Commissioner
24 Office.
25

26 45. Thereinafter on June 18, 2021, Plaintiff informed the supervisor in the
27 Superior Court of Bibb County Clerk's Office, that Sherlice Morgan filed a
28

1 fraudulent quit claim deed in the Superior Court of Bibb County Clerk's Office
2 where Sherlice Morgan forged Plaintiff's deceased mother signature on a quit
3 claim deed to steal Plaintiff's deceased mother house from Plaintiff.
4

5 46. On June 18, 2021, Plaintiff requested the supervisor in the Superior
6 Court of Bibb County Clerk's Office to cancel and expunge Sherlice Morgan's
7 quit claim deed from the Superior Court of Bibb County's deed book because
8 Sherlice Morgan's quit claim deed did not meet the requirements to be recorded in
9 the State of Georgia as enunciated in O.C.G.A. § 44-5-30.
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12 47. On June 18, 2021, Plaintiff further asked the supervisor in the
13 Superior Court of Bibb County Clerk's Office if the Superior Court of Bibb
14 County screened quit claim deeds for compliance with O.C.G.A. § 44-5-30 prior to
15 recording quit claims deeds in the Superior Court of Bibb County's deed book to
16 transfer ownership of real estate property in Macon-Bibb County, Georgia.
17

18 48. On June 18, 2021, the supervisor in the Superior Court of Bibb
19 County Clerk's Office refused to cancel and refused to expunge Sherlice
20 Morgan's fraudulent quit claim deed from the Superior Court of Bibb County's
21 deed book and informed Plaintiff that quit claims deeds are not screened in the
22 Superior Court of Bibb County Clerk's Office because as long as Sherlice
23 Morgan paid the filing fees to record the quit claim deed, then Sherlice Morgan's
24 quit claim deed could be recorded with the recorder of deeds for Macon-Bibb
25 County, Georgia.
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1 49. Plaintiff then asked the supervisor in the Superior Court of Bibb
2 County Clerk's Office did the Clerk's Office at the Superior Court of Bibb County
3 have any internal operating procedures for the Plaintiff to challenge the Superior
4 Court of Bibb County Clerk's recording of Sherlice Morgan's fraudulent quit claim
5 deed to steal Plaintiff's house from Plaintiff.
6

7
8 50. The supervisor in the Superior Court of Bibb County Clerk's Office
9 informed Plaintiff that the Superior Court of Bibb County's Clerk did not have any
10 internal operating procedures for the Plaintiff to challenge the Superior Court of
11 Bibb County Clerk's recording of Sherlice Morgan's quit claim deed in the
12 Superior Court of Bibb County Clerk's Office.
13

14 51. Thereinafter, Plaintiff filed a police report with the Macon-Bibb
15 County Sheriff's Office because Sherlice Morgan stole the house, land, and
16 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia and
17 because Sherlice Morgan forged a dead person's signature on a quit claim deed to
18 have Shirley Hill Middlebrooks's house, land, and property located at 579 Villa
19 Esta Circle, Macon-Bibb County, Georgia illegally put into Sherlice Morgan's
20 name.
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24 52. Plaintiff also filed a police report with the Macon-Bibb County
25 Sheriff's Office because Sherlice Morgan committed a crime as enunciated by
26 O.C.G.A. § 44-2-43 when Sherlice Morgan filed and recorded a fraudulent quit
27 claim deed in the Superior Court of Bibb County Clerk's Office to illegally have
28

1 Shirley Hill Middlebrooks's house, land, and property located at 579 Villa Esta
2 Circle, Macon-Bibb County, Georgia illegally put into Sherlice Morgan's name.

3
4 53. A copy of Plaintiff's police report may be obtained from the Macon-
5 Bibb County Sheriff's Office under report number 2021-52603.

6 54. After recording Sherlice Morgan's quit claim deed in Deed Book
7 10825, Pages 1, 2, 3, 4, in the Clerk's Office at the Superior Court of Bibb
8 County, Erica L. Woodford and Tamika Burnett forwarded Sherlice Morgan's quit
9 claim deed to the Macon-Bibb County Board of Tax Assessors Office and to the
10 Macon-Bibb County Tax Commissioner Office. See Exhibits A, B, C, D.

11
12 55. Thereinafter, the Macon-Bibb County Board of Tax Assessors Office,
13 Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell retrieved Sherlice
14 Morgan's quit claim deed and Andrea Crutchfield, Jody Claborn, and Jennifer
15 Mitchell put Plaintiff's house, land, and property located at 579 Villa Esta Circle,
16 Macon-Bibb County, Georgia into Sherlice Morgan's name in the Macon-Bibb
17 County Board of Tax Assessors' Office notwithstanding the fact that Sherlice
18 Morgan's quit claim deed did not meet the requirements to be recorded in the State
19 of Georgia as enunciated in O.C.G.A. § 44-5-30. See Exhibit C.

20
21 56. Thereinafter, the Macon-Bibb County Tax Commissioner Office,
22 Samuel Wade McCord and Cheryl Lee retrieved Sherlice Morgan's quit claim
23 deed and Samuel Wade McCord and Cheryl Lee Mitchell put Plaintiff's house,
24 land, and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia

1 into Sherlice Morgan's name in the Macon-Bibb County Tax Commissioner Office
2 notwithstanding the fact that Sherlice Morgan's quit claim deed did not meet the
3 requirements to be recorded in the State of Georgia as enunciated in O.C.G.A. §
4 44-5-30 and notwithstanding the fact that the Macon-Bibb County Tax
5 Commissioner Office and Cheryl Lee assured Plaintiff that the Macon-Bibb
6 County Tax Commissioner Office Tax would maintain Shirley Hill
7 Middlebrooks's property taxes in Shirley Hill Middlebrooks's name because
8 Plaintiff paid outstanding property tax fees for Shirley Hill Middlebrooks's house
9 to the Tax Commissioner Officer on June 18, 2021. See Exhibit D.
10
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13 57. In an effort to forgo filing this said lawsuit against the City of Macon-
14 Bibb County, Georgia, on November 5, 2021, Plaintiff made a phone call to the
15 Macon-Bibb County Tax Commissioner Office and spoke with a Supervisor in the
16 Tax Commissioner Office.
17

18 58. The said Supervisor in the Macon-Bibb County Tax Commissioner
19 Office attested to Plaintiff that Andrea Crutchfield, Jody Claborn, Jennifer
20 Mitchell were the designated individuals in the Macon-Bibb County Board of Tax
21 Assessors Officer that handled property deeds for the Macon-Bibb County Tax
22 Commissioner Office.
23
24

25 59. Hence, the said supervisor in the Macon-Bibb County Tax
26 Commissioner Office directed Plaintiff to call Jody Claborn in the Macon-Bibb
27 County Board of Tax Assessors Officer.
28

1 60. Accordingly, in an effort to forgo filing this said lawsuit against the
2 City of Macon-Bibb County, Georgia, on November 5, 2021, Plaintiff made a
3 phone call to the Macon-Bibb County Board of Tax Assessors Office and spoke
4 with the Deputy Chief Appraiser named Jody Claborn.
5

6 61. On November 5, 2021, Plaintiff requested for the Macon-Bibb County
7 Board of Tax Assessors Office and Jody Claborn to delete Sherlice Morgan's
8 name as the owner for the house, land, and property located at 579 Villa Esta
9 Circle, Macon-Bibb County, Georgia (1) because Plaintiff is a joint owner by law
10 of the house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
11 County, Georgia; (2) because Sherlice Morgan forged Plaintiff's deceased mother
12 signature on a quit claim deed to steal Plaintiff's deceased mother house from
13 Plaintiff; and (3) because Sherlice Morgan's quit claim deed did not meet the
14 requirements to be recorded in the State of Georgia as enunciated in O.C.G.A. §
15 44-5-30.
16
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20 62. On November 5, 2021, Plaintiff also requested for the Macon-Bibb
21 County Board of Tax Assessors Office and Jody Claborn to change the name of
22 the owner of the house, land, and property located at 579 Villa Esta Circle,
23 Macon-Bibb County, Georgia back to its original owner name, Shirley Hill
24 Middlebrooks.
25

26 63. Thereinafter, Jody Claborn reviewed Sherlice Morgan's quit claim
27 deed on file at the Macon-Bibb County Board of Tax Assessors Office and Jody
28

1 Claborn refused to change the name of the owner of the house, land, and property
2 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia back to its original
3 owner name which is Shirley Hill Middlebrooks because Jody Claborn insisted
4 that Sherlice Morgan's quit claim deed was valid because Sherlice Morgan's quit
5 claim deed was signed and notarized by a notary public. See Exhibit A, C.
6

7
8 64. Thereinafter, Plaintiff informed Jody Claborn that Sherlice Morgan's
9 quit claim deed did not comply with O.C.G.A. § 44-5-30 and Plaintiff then asked
10 Jody Claborn did the Macon-Bibb County Board of Tax Assessors Office have
11 any internal operating procedures for the Plaintiff to challenge the Macon-Bibb
12 County Board of Tax Assessors Office's recording and use of Sherlice Morgan's
13 quit claim deed to change the name of the owner for the house, land, and property
14 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia into Sherlice
15 Morgan's name.
16
17

18 65. Jody Claborn informed Plaintiff that the Macon-Bibb County Board
19 of Tax Assessors Office did not have any internal operating procedures for the
20 Plaintiff to challenge the Macon-Bibb County Board of Tax Assessors Office's
21 recording and use of Sherlice Morgan's quit claim deed to change the name of the
22 owner for the house, land, and property located at 579 Villa Esta Circle, Macon-
23 Bibb County, Georgia into Sherlice Morgan's name.
24
25

26 66. Notwithstanding Plaintiff's astute warning to the Macon-Bibb County
27 Board of Tax Assessors Office about Sherlice Morgan's fraudulent quit claim
28

1 deed, the Macon-Bibb County Board of Tax Assessors Office and Jody Claborn
2 allowed Sherlice Morgan's name to remain listed as the owner of the house, land,
3 and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia based
4 on Sherlice Morgan's quit claim deed which did not meet the requirements to be
5 recorded in the State of Georgia as enunciated in O.C.G.A. § 44-5-30. See Exhibits
6
7 A, C.
8

9 67. In a last effort to forgo filing this said lawsuit against the City of
10 Macon-Bibb County, Georgia, on November 10, 2021, Plaintiff made a phone call
11 to the Superior Court of Bibb County Clerk's Office and spoke with the Real
12 Estate Cancellation Clerk at Macon-Bibb County Government named Vonda Hicks
13 in the Real Estate Department of Macon-Bibb County Government.
14

15 68. Thereinafter on November 10, 2021, Plaintiff informed Vonda Hicks
16 that Sherlice Morgan filed a fraudulent quit claim deed in the Superior Court of
17 Bibb County where Sherlice Morgan forged Plaintiff's deceased mother signature
18 on a quit claim deed to steal Plaintiff's deceased mother house from Plaintiff.
19

20 69. Plaintiff requested Vonda Hicks to cancel and to expunge Sherlice
21 Morgan's quit claim deed from the Superior Court of Bibb County's deed book
22 because Sherlice Morgan's quit claim deed did not meet the requirements to be
23 recorded in the State of Georgia as enunciated in O.C.G.A. § 44-5-30.
24

25 70. Vonda Hicks reviewed Sherlice Morgan's quit claim deed in the
26 Superior Court of Bibb County Clerk Office's database system and informed
27
28

1 Plaintiff that the Superior Court of Bibb County Clerk's Office could not cancel
2 and could not expunge Sherlice Morgan's quit claim because the Superior Court
3 of Bibb County Clerk do not have any authority to cancel property deeds and do
4 not have any authority to expunge property deeds notwithstanding the fact that
5 Sherlice Morgan's quit claim deed did not meet the requirements to be recorded in
6 the State of Georgia as enunciated in O.C.G.A. § 44-5-30. See Exhibits A, B.
7

8
9 71. Plaintiff then asked Vonda Hicks did the Superior Court of Bibb
10 County Clerk's Office have any internal operating procedures for the Plaintiff to
11 challenge the Superior Court of Bibb County Clerk's recording of Sherlice
12 Morgan's fraudulent quit claim deed to steal Plaintiff's deceased mother house
13 from Plaintiff.
14

15
16 72. Vonda Hicks informed Plaintiff that the Superior Court of Bibb
17 County Clerk's Office did not have any internal operating procedures for the
18 Plaintiff to challenge the Superior Court of Bibb County Clerk's recording of
19 Sherlice Morgan's quit claim deed in the Superior Court of Bibb County Clerk's
20 Office.
21

22
23 73. Sherlice Morgan is in possession of the house, land, and property
24 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia without legal
25 authority and without permission because the City of Macon-Bibb County,
26 Georgia, Erica L. Woodford, Tamika Burnett, the Real Estate Department of
27 Macon-Bibb County Government, the Macon-Bibb County Board of Tax
28

1 Assessors Office, Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell
2 allowed Sherlice Morgan to file a fraudulent quit claim deed in the Real Estate
3 Department of Macon-Bibb County Government and allowed Sherlice Morgan to
4 file a fraudulent quit claim deed in the Macon-Bibb County Board of Tax
5 Assessors Office to steal the house, land, and property located at 579 Villa Esta
6 Circle, Macon-Bibb County, Georgia from Deidra C. Middlebrooks-Perlitz and
7 Lillie M. Middlebrooks. See Exhibits A, B, C.

10 74. Sherlice Morgan is in possession of the house, land, and property
11 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia without legal
12 authority and without permission because the Macon-Bibb County Tax
13 Commissioner Office, Samuel Wade McCord, and Cheryl Lee allowed Sherlice
14 Morgan to file a fraudulent quit claim deed in the Macon-Bibb County Tax
15 Commissioner Office to steal the house, land, and property located at 579 Villa
16 Esta Circle, Macon-Bibb County, Georgia from Deidra C. Middlebrooks-Perlitz
17 and Lillie M. Middlebrooks. See Exhibits A, B, D.

21 75. During the year of 2015, the Georgia legislature passed a bill on the
22 witnessing of documents for the recording of deeds in the State of Georgia. The
23 bill went into effect on July 1, 2015, applying only to documents executed after
24 that date.

26 76. The new bill on the witnessing of documents for recording deeds in
27 Georgia is a series of amendments to existing statutes that affect the execution and
28

1 witnessing of warranty deeds, quit claim deeds, and security deeds (or deeds to
2 secure debt) and assignments.

3
4 77. As of July 1, 2015, in order for a deed to be recorded in the State of
5 Georgia, Georgia law requires that the deed be signed by the maker (grantor),
6 attested by an officer as defined in O.C.G.A. § 44-2-15 and attested by one other
7 witness pursuant to O.C.G.A. § 44-5-30.
8

9 78. This essentially means that all deeds presented for recording in the
10 State of Georgia must be signed by the grantor and attested by an officer as defined
11 in O.C.G.A. § 44-2-15 and attested by a natural person with both attesting that the
12 officer as defined in O.C.G.A. § 44-2-15 and the natural person actually witnessed
13 the grantor sign the deed conveying ownership of real estate property to another
14 person.
15
16

17 79. An officer as defined in O.C.G.A. § 44-2-15 is a notary public, judge,
18 magistrate, or deputy clerk of superior court, and clerk of the superior court.
19

20 80. Hence, under O.C.G.A. § 44-5-30, deeds claiming ownership of real
21 estate property in the State of Georgia should generally be executed as follows :

22 WITNESS GRANTOR'S hand and seal this the Day ___ of _____ 20___
23

24 Signed, Sealed, and Delivered in the presence of:

25 _____
26 Witness (Signature)
27

25 _____
26 Grantor (Signature
27

1 Notary Public (Signature)

2 Commission Expires _____ See Exhibits E, F.

3
4 81. Under the State of Georgia Notary Law "Acknowledging" a deed is
5 not the same as "attesting" a deed.

6 82. Specifically, O.C.G.A. § 45-17-1 states "Attesting" and "attestation"
7 are synonymous and mean the notarial act of witnessing or attesting a signature or
8 execution of a deed or other written instrument, where such notarial act does not
9 involve the taking of an acknowledgment, the administering of an oath or
10 affirmation, the taking of a verification, or the certification of a copy.
11

12
13 83. Sherlice Morgan's quit claim deed recorded in Deed Book 10825,
14 Pages 1, 2, 3, 4, in the Clerk's Office at the Superior Court of Bibb County is not
15 attested by an officer as defined in O.C.G.A. § 44-2-15 as mandated by O.C.G.A.
16 § 44-5-30. See Exhibits A, E, F.
17

18 84. Sherlice Morgan's quit claim deed recorded in Deed Book 10825,
19 Pages 1, 2, 3, 4, in the Clerk's Office at the Superior Court of Bibb County is not
20 attested by one other witness as mandated by O.C.G.A. § 44-5-30. See Exhibits A,
21 E, F.
22

23
24 85. Plaintiff Lillie M. Middlebrooks is automatically a joint owner of the
25 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
26 Georgia by operation of law under Shirley Hill Middlebrooks's deed and title.
27
28

1 86. However, Sherlice Morgan was able to gain possession of Plaintiff's
2 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
3 Georgia because the City of Macon-Bibb County, Georgia, Erica L. Woodford,
4 Tamika Burnett, the Superior Court of Bibb County Clerk's Office, and the Real
5 Estate Department of Macon-Bibb County Government have a policy, custom, and
6 practice of recording real estate property deeds and using real estate property deeds
7 that do not meet the requirements to be recorded in the State of Georgia as
8 enunciated in O.C.G.A. § 44-5-30 to transfer ownership of real estate property in
9 Macon-Bibb County, Georgia. See Exhibits A, B, E, F.

13 87. Sherlice Morgan was able to change the house, land, and property
14 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia into Sherlice
15 Morgan's name because the City of Macon-Bibb County, Georgia, the Macon-
16 Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn,
17 and Jennifer Mitchell have a policy, custom, and practice of recording real estate
18 property deeds and using real estate property deeds that do not meet the
19 requirements to be recorded in the State of Georgia as enunciated in O.G.G.A. §
20 44-5-30 to transfer ownership of real estate property in Macon-Bibb County,
21 Georgia into a different person's name. See Exhibits A, B, C, E, F.

25 88. Sherlice Morgan was able to change the house, land, and property
26 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia into Sherlice
27 Morgan's name because the Macon-Bibb County Tax Commissioner Office,
28

1 Samuel Wade Ward, and Cheryl Lee have a policy, custom, and practice of
2 recording real estate property deeds and using real estate property deeds that do
3 not meet the requirements to be recorded in the State of Georgia as enunciated in
4 O.G.G.A. § 44-5-30 to transfer ownership of real estate property in Macon-Bibb
5 County, Georgia into a different person's name. See Exhibits A, B, C, D, E, F.
6

7
8 89. Because the City of Macon-Bibb County, Georgia, Erica L.
9 Woodford, Tamika Burnett, the Superior Court of Bibb County Clerk's Office, the
10 Real Estate Department of Macon-Bibb County Government, the Macon-Bibb
11 County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer
12 Mitchell, the Macon-Bibb County Tax Commissioner Office, Samuel Wade
13 McCord, and Cheryl Lee have an unconstitutional policy, custom, and practice of
14 recording real estate property deeds that do not meet the requirements to be
15 recorded in the State of Georgia as enunciated in O.C.G.A. § 44-5-30 to transfer
16 ownership of real estate property in Macon-Bibb County, Georgia; the City of
17 Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, the Superior
18 Court of Bibb County Clerk's Office, the Real Estate Department of Macon-Bibb
19 County Government, the Macon-Bibb County Board of Tax Assessors Office,
20 Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax
21 Commissioner Office, Samuel Wade McCord, and Cheryl Lee deprived
22 Plaintiff's ownership of Plaintiff's house, land, and property located at 579 Villa
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1 Esta Circle, Macon-Bibb County, Georgia without due process of the law. See
2 Exhibits A, B, C, D, E, F.

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4 90. The City of Macon-Bibb County, Georgia, Erica L. Woodford,
5 Tamika Burnett, the Superior Court of Bibb County Clerk's Office, the Real Estate
6 Department of Macon-Bibb County Government, the Macon-Bibb County Board
7 of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the
8 Macon-Bibb County Tax Commissioner Office, Samuel Wade McCord, and
9 Cheryl Lee did not give Plaintiff a notice, a pre termination hearing and an
10 opportunity to be heard at a meaningful time and in a meaningful manner when the
11 City of Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, the
12 Superior Court of Bibb County Clerk's Office, the Real Estate Department of
13 Macon-Bibb County Government, the Macon-Bibb County Board of Tax
14 Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-
15 Bibb County Tax Commissioner Office, Samuel Wade McCord, and Cheryl Lee
16 illegally transferred Plaintiff's house, land, and property located at 579 Villa Esta
17 Circle, Macon-Bibb County, Georgia into Sherlice Morgan's name on 11/15/2021
18 after Plaintiff paid Shirley Hill Middlebrooks's outstanding property taxes in the
19 amount of \$6,363.32 to the Macon-Bibb County Tax Commissioner Office on
20 June 18, 2021. See Exhibits A, B, C, D, E, F.
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1 91. Sherlice Morgan is listed as the property owner of the house, land,
2 and property located 579 Villa Esta Circle Macon-Bibb County, Georgia in the
3 Superior Court of Bibb County Clerk's Office, in the Macon-Bibb County Board
4 of Tax Assessors Office, and in the Macon-Bibb County Tax Commissioner
5 Office. See Exhibits A, B, C, D.
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7
8 92. In doing the acts and omissions as set out in this Complaint, the City
9 of Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, the
10 Superior Court of Bibb County Clerk's Office, the Real Estate Department of
11 Macon-Bibb County Government, the Macon-Bibb County Board of Tax
12 Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the
13 Macon-Bibb County Tax Commissioner Office, Samuel Wade McCord, and
14 Cheryl Lee subjected Plaintiff to unequal and unfair treatment to deny Plaintiff's
15 access to Plaintiff's house, land, and property located at 579 Villa Esta Circle,
16 Macon-Bibb County, Georgia.
17
18

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20 93. In doing the acts and omissions as set out in this Complaint, the City
21 of Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, Vonda
22 Hicks, the Superior Court of Bibb County Clerk's Office, the Real Estate
23 Department of Macon-Bibb County Government subjected Plaintiff to disgrace and
24 ridicule by refusing to enforce and implement Plaintiff's deed of ownership to
25 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
26 County, Georgia, when the City of Macon-Bibb County, Georgia, Erica L.
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1 Woodford, Tamika Burnett, Vonda Hicks, the Superior Court of Bibb County
2 Clerk's Office, the Real Estate Department of Macon-Bibb County Government
3 refused to cancel and refused to expunge Sherlice Morgan's fraudulent quit claim
4 deed from the Superior Court of Bibb County's deed book. See Exhibits A, B, C,
5 D, E, F.
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8 94. In doing the acts and omissions as set out in this Complaint, the City
9 of Macon-Bibb County, the Macon-Bibb County Board of Tax Assessors Office,
10 Andrea Crutchfield, Jody Claborn, and the Macon-Bibb County Tax
11 Commissioner Office subjected Plaintiff to disgrace and ridicule by refusing to
12 enforce and implement Plaintiff's deed of ownership to Plaintiff's house, land, and
13 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia, when the
14 City of Macon-Bibb County, the Macon-Bibb County Board of Tax Assessors
15 Office, Jody Claborn, and the Macon-Bibb County Tax Commissioner Office
16 refused to delete Sherlice Morgan as the owner for the house, land, and property
17 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia in the Macon-Bibb
18 County Board of Tax Assessors Office and in the Macon-Bibb County Tax
19 Commissioner Office. See Exhibits A, B, C, D, E, F.
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24 95. In doing the acts and omissions as set out in this Complaint, the City
25 of Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, the Superior
26 Court of Bibb County Clerk's Office, the Real Estate Department of Macon-Bibb
27 County Government, the Macon-Bibb County Board of Tax Assessors Office,
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1 Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax
2 Commissioner Office, Samuel Wade McCord, and Cheryl Lee did not grant
3 Plaintiff procedural due process before depriving Plaintiff's ownership of
4 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
5 County, Georgia when the City of Macon-Bibb County, Georgia, Erica L.
6 Woodford, Tamika Burnett, the Superior Court of Bibb County Clerk's Office, the
7 Real Estate Department of Macon-Bibb County Government, the Macon-Bibb
8 County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer
9 Mitchell, the Macon-Bibb County Tax Commissioner Office, Samuel Wade
10 McCord, and Cheryl Lee illegally transferred ownership of Plaintiff's house, land,
11 and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia to
12 Sherlice Morgan in the Superior Court of Bibb County, in the Macon-Bibb County
13 Board of Tax Assessors Office, and in the Macon-Bibb County Tax Commissioner
14 Office. See Exhibits A, B, C, D, E, F.

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20 96. As a result of the City of Macon-Bibb County, Georgia, Erica L.
21 Woodford, Tamika Burnett, the Superior Court of Bibb County Clerk's Office, the
22 Real Estate Department of Macon-Bibb County Government, the Macon-Bibb
23 County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer
24 Mitchell, the Macon-Bibb County Tax Commissioner Office, Samuel Wade
25 McCord, and Cheryl Lee's ill will, vindictive, and profoundly unconstitutional
26 conduct, Plaintiff is severely injured psychologically and emotionally, causing
27
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1 Plaintiff to experience loss of equity in the house, loss of ownership of the house,
2 excessive anxiety, worry, apprehension, feeling on edged, irritability, anger,
3 frustration, humiliation, fright, horror, serious emotional distress, ongoing grief,
4 anguish, shock, nervousness, ongoing bereavement, difficulty falling and staying
5 asleep, interference with normal and usual activities, and profound exacerbation of
6 physical health related problems.
7
8

9 **CLAIMS FOR RELIEF**

10 **COUNT 1**

11 **VIOLATION OF PROCEDURAL DUE PROCESS (42 U.S.C. § 1983)**

12 (Against Erica L. Woodford In Individual Capacity)

13 (Against Tamika Burnett In Individual Capacity)

14
15
16 97. Plaintiff hereby states that Plaintiff's lawsuit contains sufficient facts
17 to state a plausible claim for relief under 42 U.S.C. § 1983 as to Count 1 of
18 Plaintiff's Complaint filed against Erica L. Woodford and Tamika Burnett.
19

20 98. Plaintiff has a cognizable interest under the Due Process Clause of
21 the Fourteenth Amendment of the United States Constitution to be free from state
22 actions that deprive Plaintiff of liberty and property in such a manner as to shock
23 the conscience, including but not limited to, unwarranted state interference with
24 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
25 County, Georgia. See Exhibits A, B, C, D, E, F.
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1 99. As a result of Erica L. Woodford and Tamika Burnett's failure to
2 carry out the ministerial act of obeying O.C.G.A. § 44-5-30 when Erica L.
3 Woodford and Tamika Burnett, recorded Sherlice Morgan's quit claim deed in the
4 Superior Court of Bibb County Clerk Office's deed book, Erica L. Woodford and
5 Tamika Burnett thereby deprived Plaintiff of due process to maintain possession,
6 control, and ownership of Plaintiff's deceased mother house, land, and property
7 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia, when Erica L.
8 Woodford and Tamika Burnett unlawfully transferred Plaintiff's house to Sherlice
9 Morgan because Sherlice Morgan is listed as the property owner for the house,
10 land, and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia
11 in the Superior Court of Bibb County's deed book.
12

13 100. Erica L. Woodford and Tamika Burnett both acting under color of
14 state law, thus violated the Fourteenth Amendment rights of Plaintiff to be free
15 from unwarranted interference with Plaintiff's house, land, and property located
16 at 579 Villa Esta Circle, Macon-Bibb County, Georgia without due process.
17

18 101. The aforementioned actions of Erica L. Woodford and Tamika
19 Burnett shock the conscience, in that Erica L. Woodford and Tamika Burnett acted
20 with deliberate indifference to the constitutional rights of Plaintiff with purpose to
21 harm unrelated to any legitimate lawful objective.
22

23 102. As a direct and proximate cause of the acts of Erica L. Woodford and
24 Tamika Burnett, Plaintiff suffered and continues to suffer deprivation of property,
25
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1 extreme and severe mental anguish, emotional pain, ongoing bereavement and
2 have been injured in the mind, body, and soul regarding the unlawful and vicious
3 taking of Plaintiff's deceased mother house.
4

5 103. As a result of their conduct, Erica L. Woodford and Tamika Burnett
6 are liable for Plaintiff's injuries because Erica L. Woodford and Tamika Burnett
7 are integral participants in the denial of Plaintiff's due process rights because
8 Erica L. Woodford and Tamika Burnett violated O.C.G.A. § 44-5-30 when Erica
9 L. Woodford and Tamika Burnett accepted, filed and recorded Sherlice Morgan's
10 fraudulent quit claim deed, on March 15, 2021, in Deed Book 10825, Pages 1, 2, 3,
11 4, in the Clerk's Office at the Superior Court of Bibb County without granting
12 Plaintiff a written notice and without granting Plaintiff a pre termination hearing
13 prior to when Erica L. Woodford and Tamika Burnett terminated Plaintiff's
14 ownership rights to the house, land, and property located at 579 Villa Esta Circle,
15 Macon-Bibb County, Georgia when Erica L. Woodford and Tamika Burnett
16 unlawfully transferred ownership of Plaintiff's house, land, and property located at
17 579 Villa Esta Circle, Macon-Bibb County, Georgia to Sherlice Morgan. See
18 Exhibits A, B, C, D, E, F.
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COUNT 2

VIOLATION OF PROCEDURAL DUE PROCESS (42 U.S.C. § 1983)

(Against Macon-Bibb County Board of Tax Assessors Office's Employees In Individual Capacity)

(Against Andrea Crutchfield In Individual Capacity)

(Against Jody Claborn In Individual Capacity)

(Against Jennifer Mitchell In Individual Capacity)

104. Plaintiff hereby states that Plaintiff's lawsuit contains sufficient facts to state a plausible claim for relief under 42 U.S.C. § 1983 as to Count 2 of Plaintiff's Complaint filed against the Macon-Bibb County Board of Tax Assessors Office's employees, Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell.

105. Plaintiff has a cognizable interest under the Due Process Clause of the Fourteenth Amendment of the United States Constitution to be free from state actions that deprive Plaintiff of liberty and property in such a manner as to shock the conscience, including but not limited to, unwarranted state interference with Plaintiff's property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia.

106. Because the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell violated O.C.G.A. § 44-5-30 when the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn and Jennifer Mitchell accepted, filed, recorded, and

1 used Sherlice Morgan's quit claim deed in the Macon-Bibb County Board of Tax
2 Assessors Office to transfer ownership of Plaintiff's house, land, and property
3 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia to Sherlice
4 Morgan; the Macon-Bibb County Board of Tax Assessors Office, Andrea
5 Crutchfield, Jody Claborn, and Jennifer Mitchell deprived Plaintiff of due process
6 to maintain possession, control, and ownership of Plaintiff's house, land, and
7 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia when the
8 Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody
9 Claborn and Jennifer Mitchell unlawfully transferred Plaintiff's house to Sherlice
10 Morgan because Sherlice Morgan is listed as the property owner for the house,
11 land, and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia
12 in the Macon-Bibb County Board of Tax Assessors Office. See Exhibits A, B, C,
13 D, E, F.

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18 107. The Macon-Bibb County Board of Tax Assessors Office's employees,
19 Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell acting under color of
20 state law, thus violated the Fourteenth Amendment rights of Plaintiff to be free
21 from unwarranted interference with Plaintiff's real estate property located at 579
22 Villa Esta Circle, Macon-Bibb County, Georgia without due process.

23
24
25 108. The aforementioned actions of the Macon-Bibb County Board of Tax
26 Assessors Office, Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell shock
27 the conscience, in that the Macon-Bibb County Board of Tax Assessors Office,
28

1 Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell acted with deliberate
2 indifference to the constitutional rights of Plaintiff with purpose to harm unrelated
3 to any legitimate lawful objective.
4

5 109. As a direct and proximate cause of the acts of the Macon-Bibb
6 County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, and
7 Jennifer Mitchell, Plaintiff suffered and continues to suffer deprivation of
8 property, loss of ownership, loss of equity, loss of rental income, extreme and
9 severe mental anguish, emotional pain, ongoing bereavement and have been
10 injured in the mind, body, and soul regarding the unlawful and vicious taking of
11 Plaintiff's deceased mother house.
12
13

14 110. As a result of their conduct, the Macon-Bibb County Board of Tax
15 Assessors Office, Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell are
16 liable for Plaintiff's injuries the Macon-Bibb County Board of Tax Assessors
17 Office, Andrea Crutchfield, Jody Claborn, and Jennifer Mitchell are integral
18 participants in the denial of Plaintiff's due process rights because the Macon-Bibb
19 County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, and
20 Jennifer Mitchell violated O.C.G.A. § 44-5-30 when the Macon-Bibb County
21 Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, and Jennifer
22 Mitchell accepted, filed, and recorded Sherlice Morgan's fraudulent quit claim
23 deed in the Macon-Bibb County Board of Tax Assessors Office to transfer
24 ownership of Plaintiff's house, land, and property located at 579 Villa Esta Circle,
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1 Macon-Bibb County, Georgia to Sherlice Morgan without granting Plaintiff a
2 written notice and without granting Plaintiff a pre termination hearing prior to
3 when the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield,
4 Jody Claborn, and Jennifer Mitchell terminated Plaintiff's ownership rights to the
5 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
6 Georgia when the Macon-Bibb County Board of Tax Assessors Office, Andrea
7 Crutchfield, Jody Claborn, and Jennifer Mitchell unlawfully transferred ownership
8 of Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-
9 Bibb County, Georgia to Sherlice Morgan. See Exhibits A, B, C, D, E, F.

13 **COUNT 3**

14 **VIOLATION OF PROCEDURAL DUE PROCESS (42 U.S.C. § 1983)**

15 (Against Macon-Bibb County Tax Commissioner Office's Employees In
16 Individual Capacity)

17 (Against Samuel Wade McCord In Individual Capacity)

18 (Against Cheryl Lee In Individual Capacity)

19
20 111. Plaintiff hereby states that Plaintiff's lawsuit contains sufficient facts
21 to state a plausible claim for relief under 42 U.S.C. § 1983 as to Count 3 of
22 Plaintiff's Complaint against the Macon-Bibb County Tax Commissioner's
23 employees, Samuel Wade McCord, and Cheryl Lee.
24

25
26 112. Plaintiff has a cognizable interest under the Due Process Clause of
27 the Fourteenth Amendment of the United States Constitution to be free from state
28

1 actions that deprive Plaintiff of liberty and property in such a manner as to shock
2 the conscience, including but not limited to, unwarranted state interference with
3 Plaintiff's property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia.
4

5 113. Because the Macon-Bibb County Tax Commissioner Office, Samuel
6 Wade McCord, and Cheryl Lee violated O.C.G.A. § 44-5-30 when the Macon-
7 Bibb County Tax Commissioner Office, Samuel Wade McCord, and Cheryl Lee
8 accepted, filed, recorded, and used Sherlice Morgan's quit claim deed in the
9 Macon-Bibb County Tax Commissioner Office to transfer ownership of Plaintiff's
10 house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
11 Georgia to Sherlice Morgan; the Macon-Bibb County Tax Commissioner Office,
12 Samuel Wade McCord and Cheryl Lee deprived Plaintiff of due process to
13 maintain possession, control, and ownership of Plaintiff's house, land, and
14 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia when the
15 Macon-Bibb County Tax Commissioner Office, Samuel Wade McCord, and
16 Cheryl Lee's unlawfully transferred Plaintiff's property to Sherlice Morgan
17 because Sherlice Morgan is listed as the property owner for the house, land, and
18 property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia in the
19 Macon-Bibb County Tax Commissioner Office. See Exhibits A, B, C, D, E, F.
20

21 114. Macon-Bibb County Tax Commissioner Office's employees, Samuel
22 Wade McCord, and Cheryl Lee both acting under color of state law, thus violated
23 the Fourteenth Amendment rights of Plaintiff to be free from unwarranted
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1 interference with Plaintiff's real estate property located at 579 Villa Esta Circle,
2 Macon-Bibb County, Georgia without due process.

3
4 115. The aforementioned actions of Macon-Bibb County Tax
5 Commissioner Office's employees, Samuel Wade McCord and Cheryl Lee shock
6 the conscience, in that the Macon-Bibb County Tax Commissioner Office's
7 employees, Samuel Wade McCord, and Cheryl Lee acted with deliberate
8 indifference to the constitutional rights of Plaintiff with purpose to harm unrelated
9 to any legitimate lawful objective.
10

11
12 116. As a direct and proximate cause of the acts of Macon-Bibb County
13 Tax Commissioner Office's employees, Samuel Wade McCord, and Cheryl Lee;
14 Plaintiff suffered and continues to suffer deprivation of property, loss of
15 ownership, loss of equity, loss of rental income, extreme and severe mental
16 anguish, emotional pain, ongoing bereavement and has been injured in the mind,
17 body, and soul regarding the unlawful and vicious taking of Plaintiff's deceased
18 mother house.
19

20
21 117. As a result of their conduct, Macon-Bibb County Tax Commissioner
22 Office's employees, Samuel Wade McCord, and Cheryl Lee are liable for
23 Plaintiff's injuries because Macon-Bibb County Tax Commissioner Office's
24 employees, Samuel Wade McCord, and Cheryl Lee are integral participants in the
25 denial of Plaintiff's due process rights because the Macon-Bibb County Tax
26 Commissioner Office's employees, Samuel Wade McCord, and Cheryl Lee
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1 violated O.C.G.A. § 44-5-30 when the Macon-Bibb County Tax Commissioner
2 Office's employees, Samuel Wade McCord and Cheryl Lee accepted, filed, and
3 recorded Sherlice Morgan's fraudulent quit claim deed in the Macon-Bibb County
4 Tax Commissioner Office and transferred ownership of Plaintiff's house, land,
5 and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia to
6 Sherlice Morgan after Plaintiff paid Shirley Hill Middlebrooks's outstanding
7 property taxes in the amount of \$6,363.32 to the Macon-Bibb County Tax
8 Commissioner Office on June 18, 2021.
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12 COUNT 4

13 **MUNICIPAL LIABILITY** 14 **FOR UNCONSTITUTIONAL CUSTOM OR POLICY (42 U.S.C. § 1983)**

15 (Against the City of Macon-Bibb County, Georgia)

16 118. Plaintiff hereby states that Plaintiff's lawsuit contains sufficient facts
17 to state a plausible claim for relief under 42 U.S.C. § 1983 as to Count 4 of
18 Plaintiff's Complaint filed against the City of Macon-Bibb County, Georgia.
19

20 119. On March 15, 2021, November 5, 2021, November 10, 2021 and
21 continuing to the present date, the City Macon-Bibb County, Georgia, Erica L.
22 Woodford, the Real Estate Department of Macon-Bibb County Government,
23 Tamika Burnett, the Macon-Bibb County Board of Tax Assessors Office, Andrea
24 Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax
25 Commissioner Office, Samuel Wade McCord and Cheryl Lee deprived Plaintiff of
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1 the rights and liberties secured by the Fourteenth Amendment to the United States
2 Constitution, in that the City of Macon-Bibb County, Georgia and its supervising,
3 managerial, and non-managerial employees, agents, and representatives in the Real
4 Estate Department of Macon-Bibb County Government, in the Macon-Bibb
5 County Board of Tax Assessors Office, and in the Macon-Bibb County Tax
6 Commissioner Office acted with reckless and deliberate indifference to the rights
7 and liberties of the public in general and of Plaintiff, knowingly maintained,
8 enforced and applied official recognized customs, policies, and widespread
9 practices in the Real Estate Department of Macon-Bibb County Government, in the
10 Macon-Bibb County Board of Tax Assessors Office, and in the Macon-Bibb
11 County Tax Commissioner Office of the following unconstitutional customs,
12 policy, and widespread practices which permitted officials in the Real Estate
13 Department of Macon-Bibb County Government, officials in the Macon-Bibb
14 County Board of Tax Assessors Office, and officials in the Macon-Bibb County
15 Tax Commissioner Office to violate Plaintiff's due process rights;

- 21 • recording fraudulent real estate deeds that do not meet the
22 requirements to be recorded in the State of Georgia as enunciated in
23 O.G.G.A. § 44-5-30 to transfer ownership of real estate property in
24 Macon-Bibb County, Georgia into a different person's name without
25 affording the true owner procedural due process prior to the transfer
26 of ownership of the real estate property and without affording the
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1 true owner procedural due process after the transfer of ownership of
2 the real estate property;

- 3
4 • using fraudulent real estate deeds that do not meet the requirements to
5 be recorded in the State of Georgia as enunciated in O.G.G.A. § 44-
6 5-30 to transfer ownership of real estate property in Macon-Bibb
7 County, Georgia into a different person's name without affording the
8 true owner procedural due process prior to the transfer of ownership
9 of the real estate property and without affording the true owner
10 procedural due process after the transfer of ownership of the real
11 estate property;
- 12
13 • failing to screen deeds conveying ownership of land and real estate
14 property in Macon-Bibb County Georgia for compliance with
15 O.C.G.A. § 44-5-30 prior to transferring ownership of real estate
16 property in Macon-Bibb County, Georgia;
- 17
18 • failing to train the Real Estate Department of Macon-Bibb County
19 Government, failing to train the Macon-Bibb County Board of Tax
20 Assessors Office and failing to train the Macon-Bibb County Tax
21 Commissioner Office's supervising, managerial, and non-managerial
22 employees, agents, and representatives to screen deeds conveying
23 ownership of land and real estate property in Macon-Bibb County
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Georgia for compliance with O.C.G.A. § 44-5-30 prior to transferring ownership of the real estate property in Macon-Bibb County, Georgia;

- failing to train the Real Estate Department of Macon-Bibb County Government, failing to train the Macon-Bibb County Board of Tax Assessors Office and failing train Macon-Bibb County Tax Commissioner Office's supervising, managerial, and non-managerial employees, agents, and representatives to not transfer the ownership of real estate property in Macon-Bibb County, Georgia based on deeds that do not meet the requirements to be recorded in the State of Georgia as enunciated in O.G.G.A. § 44-5-30. See Exhibits A, B, C, D, E, F.

120. The City Macon-Bibb County, Georgia, the Real Estate Department of Macon-Bibb County Government, Erica L. Woodford, Tamika Burnett, the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax Commissioner Office, Samuel Wade McCord and Cheryl Lee together with various other officials, whether named or unnamed, had either actual or constructive knowledge of the deficient policies, practices and customs alleged in the paragraphs above because on November 5, 2021 and November 10, 2021, Jody Claborn and Vonda Hicks both acknowledged to Plaintiff that there is a history of filing and recording fraudulent deeds in the Superior Court of Bibb County Clerk's Office and in the

1 Macon-Bibb County Board of Tax Assessors Office to steal real estate property in
2 Macon-Bibb County, Georgia prior to Plaintiff's reporting of Sherlice Morgan's
3 fraudulent quit claim deed to the Superior Court of Bibb County Clerk's Office,
4 the Macon-Bibb County Board of Tax Assessors Office, the Macon-Bibb County
5 Tax Commissioner Office, Jody Claborn, and Vonda Hicks.
6

7
8 121. Despite having knowledge of the deficient policies, practices and
9 customs alleged in the above paragraphs, the City Macon-Bibb County, Georgia,
10 the Real Estate Department of Macon-Bibb County Government, Erica L.
11 Woodford, Tamika Burnett, the Macon-Bibb County Board of Tax Assessors
12 Office, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb
13 County Tax Commissioner Office, Samuel Wade McCord and Cheryl Lee
14 condoned, tolerated, and through actions and inactions thereby ratified such
15 policies.
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18 122. The City of Macon-Bibb County, Georgia, Erica L. Woodford,
19 Tamika Burnett, the Real Estate Department of Macon-Bibb County Government,
20 the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield,
21 Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax Commissioner
22 Office, Samuel Wade McCord and Cheryl Lee also acted with deliberate
23 indifference to the foreseeable effects and consequences of these policies with
24 respect to the constitutional rights of Plaintiff and other individuals similarly
25 situated who inherits heir property in the City of Macon-Bibb County, Georgia.
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1 123. Furthermore, the policies, practices, and customs implemented and
2 maintained and still tolerated by the City of Macon-Bibb County, Georgia, Erica
3 L. Woodford, Tamika Burnett, the Real Estate Department of Macon-Bibb County
4 Government, the Macon-Bibb County Board of Tax Assessors Office, Andrea
5 Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax
6 Commissioner Office, Samuel Wade McCord and Cheryl Lee are affirmatively
7 and directly linked to the deprivation of Plaintiff's constitutional rights and are
8 significantly the influential and driving force behind the injuries of Plaintiff. See
9 Exhibits A, B, C, D, E, F.

13 124. If the City of Macon-Bibb County, Georgia, Erica L. Woodford,
14 Tamika Burnett, the Real Estate Department of Macon-Bibb County Government,
15 the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield,
16 Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax Commissioner
17 Office, Samuel Wade McCord and Cheryl Lee had a constitutional policy of
18 rejecting the recording of deeds that violates O.C.G.A. § 44-5-30 and rejecting the
19 use of deed that violates O.C.G.A. § 44-5-30 prior to transferring ownership of
20 real estate property, then Plaintiff would have maintained ownership of Plaintiff's
21 house land, and property located at 579 Villa Esta Circle, Macon-Bibb County,
22 Georgia by operation of law and Plaintiff would not have to deal with Sherlice
23 Morgan for the stealing of Plaintiff's house, land, and property located at 579 Villa
24 Esta Circle, Macon-Bibb County, Georgia. See Exhibits A, B, C, D, E, F.

125. By reason of the aforementioned acts and omissions of the City of Macon-Bibb County, Georgia, Erica L. Woodford, Tamika Burnett, the Real Estate Department of Macon-Bibb County Government, Erica L. Woodford, the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax Commissioner Office, Samuel Wade McCord and Cheryl Lee; Plaintiff suffered and continues to suffer deprivation of property, loss of ownership, loss of equity, loss of rental income, extreme and severe mental anguish, emotional pain, ongoing bereavement and has been injured in the mind, body, and soul regarding the unlawful and vicious taking of Plaintiff's deceased mother house. See Exhibits A, B, C, D, E, F.

126. Accordingly, the City of Macon-Bibb County, Georgia is liable to Plaintiff for compensatory damages under 42 U.S.C. § 1983.

127. Plaintiff also seek attorney fees under this claim.

COUNT 5

VIOLATION OF 42 U.S.C. § 1983 - MUNICIPAL LIABILITY FOR FAILURE TO TRAIN

(Against the City of Macon-Bibb County, Georgia)

128. Plaintiff hereby states that Plaintiff's lawsuit contains sufficient facts to state a plausible claim for relief under 42 U.S.C. § 1983 as to Count 4 of Plaintiff's Complaint filed against the City of Macon-Bibb County, Georgia.

1 129. While acting under color of state law and within the course and scope
2 of their employment for the City of Macon-Bibb County, Georgia; Erica L.
3 Woodford, Tamika Burnett , the Real Estate Department of Macon-Bibb County
4 Government, the Macon-Bibb County Board of Tax Assessors Office, Andrea
5 Crutchfield, Jody Claborn, Jennifer Mitchell, the Macon-Bibb County Tax
6 Commissioner Office, Samuel Wade McCord and Cheryl Lee; deprived Plaintiff
7 of Plaintiff's rights and liberties secured from the Fourteenth Amendment
8 including Plaintiff's right to be free from state actions that deprive Plaintiff of
9 liberty and property in such a manner as to shock the conscience, including but not
10 limited to, unwarranted state interference with Plaintiff's property located at 579
11 Villa Esta Circle, Macon-Bibb County, Georgia, when the City of Macon-Bibb
12 County, Georgia unlawfully transferred Plaintiff's house, land, title, property, and
13 deed to Sherlice Morgan without due process. See Exhibits A, B, C, D, E, F.

14 130. The City of Macon-Bibb County, Georgia, Erica L. Woodford,
15 Tamika Burnett, the Real Estate Department of Macon-Bibb County Government,
16 the Macon-Bibb County Board of Tax Assessors Office, Andrea Crutchfield, Jody
17 Claborn, Jennifer Mitchell, the Macon-Bibb County Tax Commissioner Office,
18 Samuel Wade McCord and Cheryl Lee; deprived Plaintiff of the rights and liberties
19 secured by the Fourteenth Amendment to the United States Constitution, in that the
20 City of Macon-Bibb County, Georgia (1) failed to train and/or provide adequate
21 training to its employees in the Real Estate Department of Macon-Bibb County
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1 Government to comply and obey O.C.G.A. § 44-5-30 when recording and using
2 deeds to transfer ownership of real estate property in Macon-Bibb County,
3 Georgia, (2) failed to train and/or provide adequate training to its employees in the
4 Macon-Bibb County Board of Tax Assessors Office to comply and obey O.C.G.A.
5 § 44-5-30 when recording and using deeds to transfer ownership of real estate
6 property in Macon-Bibb County, Georgia, and (3) and failed to train and/or
7 provide adequate training to its employees in the Macon-Bibb County Tax
8 Commissioner Office to comply and obey O.C.G.A. § 44-5-30 when recording
9 and using deeds to transfer ownership of real estate property in Macon-Bibb
10 County, Georgia. See Exhibits A, B, C, D, E, F.

14 131. The training policies of the City of Macon-Bibb County, Georgia
15 were nonexistence and/or not adequate to train its employees the Real Estate
16 Department of Macon-Bibb County Government to properly and lawfully obey
17 O.C.G.A. § 44-5-30 for the filing, recording and using of real estate deeds to
18 transfer ownership of real estate property in Macon-Bibb County, Georgia, (2) to
19 train its employees in the Macon-Bibb County Board of Tax Assessors Office to
20 properly and lawfully obey O.C.G.A. § 44-5-30 for the filing, recording and using
21 of real estate deeds to transfer ownership of real estate property in Macon-Bibb
22 County, Georgia and to train to train its employees in the Macon-Bibb County Tax
23 Commissioner Office to properly and lawfully obey O.C.G.A. § 44-5-30 for the
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1 filing, recording and using of real estate deeds to transfer ownership of real estate
2 property in Macon-Bibb County, Georgia. See Exhibits A, B, C, D, E, F.

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4 132. The City of Macon-Bibb County, Georgia failed to train its employees
5 in the Real Estate Department of Macon-Bibb County Government, failed to train
6 its employees in the Macon-Bibb County Board of Tax Assessors Office, and
7 failed to train its employees in the Macon-Bibb County Tax Commissioner Office
8 (1) to not use or accept deeds conveying ownership of land and real estate
9 property that do not meet the requirements to be recorded in the State of Georgia as
10 enunciated in O.C.G.A. § 44-5-30 to transfer ownership of real estate property in
11 Macon-Bibb County, Georgia; (2) to screen deeds conveying ownership of land
12 and real estate property in Macon-Bibb County, Georgia for compliance with
13 O.C.G.A. § 44-5-30 prior to transferring ownership of real estate property in
14 Macon-Bibb County, Georgia; (3) to reject the recording of deeds and use of
15 deeds conveying ownership of land and real estate property that violates
16 O.C.G.A. § 44-5-30. See Exhibits A, B, C, D, E, F.

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21 133. The City of Macon-Bibb County, Georgia's non-existence training
22 and /or inadequate training policies existed prior to the filing, recording and use of
23 Sherlice Morgan's fraudulent quit claim deed and continue to exist to this day.

24
25 134. The failure of the City of Macon-Bibb County, Georgia to train its
26 employees in the Real Estate Department of Macon-Bibb County Government, the
27 failure of the City of Macon-Bibb County, Georgia to train its employees in the
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1 Macon-Bibb County Board of Tax Assessors Office and the failure of the City of
2 Macon-Bibb County, Georgia to train its employees in the Macon-Bibb County
3 Tax Commissioner Office (1) to not use or accept deeds conveying ownership of
4 land and real estate property that do not meet the requirements to be recorded in
5 the State of Georgia as enunciated in O.C.G.A. § 44-5-30 to transfer ownership of
6 real estate property in Macon-Bibb County, Georgia; (2) to screen deeds
7 conveying ownership of land and real estate property in Macon-Bibb County,
8 Georgia for compliance with O.C.G.A. § 44-5-30 prior to transferring ownership of
9 real estate property in Macon-Bibb County, Georgia; (3) to reject the recording of
10 deeds and use of deeds conveying ownership of land and real estate property that
11 violates O.C.G.A. § 44-5-30 is the proximate cause of the deprivation of
12 Plaintiff's constitutional rights guaranteed by the Fourteenth Amendment to the
13 U.S. Constitution and is the moving force that ultimately caused Plaintiff to lose
14 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
15 County, Georgia to Sherlice Morgan. See Exhibits A, B, C, D, E, F.

21 135. Had the City of Macon-Bibb County, Georgia trained its employees
22 in the Real Estate Department of Macon-Bibb County Government, trained its
23 employees in the Macon-Bibb County Board of Tax Assessors Office and trained
24 its employees in the Macon-Bibb County Tax Commissioner Office (1) to not use
25 or accept deeds conveying ownership of land and real estate property that do not
26 meet the requirements to be recorded in the State of Georgia as enunciated in
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1 O.C.G.A. § 44-5-30 to transfer ownership of real estate property in Macon-Bibb
2 County, Georgia; (2) to screen deeds conveying ownership of land and real estate
3 property in Macon-Bibb County, Georgia for compliance with O.C.G.A. § 44-5-30
4 prior to transferring ownership of real estate property in Macon-Bibb County,
5 Georgia; (3) to reject the recording of deeds and use of deeds conveying
6 ownership of land and real estate property that violates O.C.G.A. § 44-5-30.;
7 then Plaintiff would not have to sue the City of Macon-Bibb County, Georgia for
8 the blatant deprivation of Plaintiff's constitutional rights for due process when the
9 City of Macon-Bibb County, Georgia unlawfully transferred ownership of
10 Plaintiff's house, land, and property located at 579 Villa Esta Circle, Macon-Bibb
11 County, Georgia to Sherlice Morgan. See Exhibits A, B, C, D, E, F.

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16 136. The City of Macon-Bibb County, Georgia should have known to train
17 its employees in the Real Estate Department of Macon-Bibb County Government,
18 to train its employees in the Macon-Bibb County Board of Tax Assessors Office
19 and to train its employees in the Macon-Bibb County Tax Commissioner Office
20 (1) to not use or accept deeds conveying ownership of land and real estate
21 property that do not meet the requirements to be recorded in the State of Georgia as
22 enunciated in O.C.G.A. § 44-5-30 to transfer ownership of real estate property in
23 Macon-Bibb County, Georgia; (2) to screen deeds conveying ownership of land
24 and real estate property in Macon-Bibb County, Georgia for compliance with
25 O.C.G.A. § 44-5-30 prior to transferring ownership of real estate property in
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1 Macon-Bibb County, Georgia; (3) to reject the recording of deeds and use of
2 deeds conveying ownership of land and real estate property that violates
3 O.C.G.A. § 44-5-30 because the witnesses requirements as mandated in O.C.G.A.
4 § 44-5-30 prevents the filing and recording of fraudulent deeds in the State of
5 Georgia to illegally steal real estate property in the State of Georgia.
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8 137. The City of Macon-Bibb County, Georgia should have known to train
9 its employees in the Real Estate Department of Macon-Bibb County Government,
10 to train its employees in the Macon-Bibb County Board of Tax Assessors Office
11 and to train its employees in the Macon-Bibb County Tax Commissioner Office
12 (1) to not use or accept deeds conveying ownership of land and real estate
13 property that do not meet the requirements to be recorded in the State of Georgia as
14 enunciated in O.C.G.A. § 44-5-30 to transfer ownership of real estate property in
15 Macon-Bibb County, Georgia; (2) to screen deeds conveying ownership of land
16 and real estate property in Macon-Bibb County, Georgia for compliance with
17 O.C.G.A. § 44-5-30 prior to transferring ownership of real estate property in
18 Macon-Bibb County, Georgia; (3) to reject the recording of deeds and use of
19 deeds conveying ownership of land and real estate property that violates
20 O.C.G.A. § 44-5-30 because the astute training to obey and enforce O.C.G.A. § 44-
21 5-30 would be so obvious to the City of Macon-Bibb County, Georgia due to the
22 fact that the City of Macon-Bibb County, Georgia has a notoriously high crime rate
23 of theft of empty houses which increases the likelihood of constitutional violations
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1 and deprivation of property through the recording and filing of fraudulent quit
2 claim deeds to steal real estate property in neighborhoods inundated with blighted
3 properties in Macon-Bibb County, Georgia. See Exhibits G, H, I, J.
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5 138. The City of Macon-Bibb County, Georgia should have known to train
6 its employees in the Real Estate Department of Macon-Bibb County Government,
7 to train its employees in the Macon-Bibb County Board of Tax Assessors Office,
8 and to train its employees in the Macon-Bibb County Tax Commissioner Office
9
10 (1) to not use or accept deeds conveying ownership of land and real estate
11 property that do not meet the requirements to be recorded in the State of Georgia as
12 enunciated in O.C.G.A. § 44-5-30 to transfer ownership of real estate property in
13 Macon-Bibb County, Georgia; (2) to screen deeds conveying ownership of land
14 and real estate property in Macon-Bibb County, Georgia for compliance with
15 O.C.G.A. § 44-5-30 prior to transferring ownership of real estate property in
16 Macon-Bibb County, Georgia; (3) to reject the recording of deeds and use of
17 deeds conveying ownership of land and real estate property that violates
18 O.C.G.A. § 44-5-30; because the bill for O.C.G.A. § 44-5-30 was signed into law
19 on May 6, 2015 and because the City of Macon-Bibb County, Georgia was fully
20 cognizant of the patterns of constitutional violations in Macon-Bibb County,
21 Georgia through the filing of fraudulent quit claim deeds to steal real estate
22 property in neighborhoods inundated with blighted properties in Macon-Bibb
23 County, Georgia because the City of Macon-Bibb County, Georgia was notified of
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1 the prosecution of various individuals who have stolen real estate property in
2 Macon-Bibb County, Georgia through the filing and recording of false documents
3 in the Superior Court of Bibb County Clerk's Office. See Exhibits G, H, I, J.
4

5 139. The City of Macon-Bibb County, Georgia nevertheless failed to train
6 and or provide adequate training to its employees in the Real Estate Department of
7 Macon-Bibb County Government, failed to train and or provide adequate training
8 to its employees in the Macon-Bibb County Board of Tax Assessors Office, and
9 failed to train and or provide adequate training to its employees in the Macon-Bibb
10 County Tax Commissioner Office to comply with O.C.G.A. § 44-5-30 when
11 using real estate property deeds to transfer ownership of real estate property in
12 Macon-Bibb County, Georgia. See Exhibits A, B, C, D, E, F.
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15 140. By reason of the aforementioned acts and omissions of the City of
16 Macon-Bibb County, Georgia, Plaintiff suffered and continues to suffer
17 deprivation of property, loss of ownership, loss of equity, loss of rental income,
18 extreme and severe mental anguish, emotional pain, ongoing bereavement and has
19 been injured in the mind, body, and soul regarding the unlawful and vicious taking
20 of Plaintiff's deceased mother house. See Exhibits A, B, C, D, E, F.
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23 141. Accordingly, the City of Macon-Bibb County, Georgia is liable to
24 Plaintiff for compensatory damages under 42 U.S.C. § 1983.
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26 142. Plaintiff also seek attorney fees under this claim.
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COUNT 6

BREACH OF CONTRACT AND PROMISSORY ESTOPPEL

(Against Macon-Bibb County Tax Commissioner Office)

(Against Cheryl Lee)

143. Plaintiff hereby states that Plaintiff's lawsuit contains sufficient facts to state a plausible claim for relief for breach of contract and promissory estoppel as to Count 6 of Plaintiff's Complaint filed against Macon-Bibb County Tax Commissioner Office and Cheryl Lee.

144. On June 18, 2021, the Macon-Bibb County Tax Commissioner Office and Cheryl Lee made oral representations that the Macon-Bibb County Tax Commissioner Office and Cheryl Lee would maintain to the property tax records for the house located at 579 Villa Esta Circle, Macon-Bibb County, Georgia in Shirley Hill Middlebrooks's name if Shirley Hill Middlebrooks's heirs paid Shirley Hill Middlebrooks's outstanding property taxes to the Macon Bibb County Tax Commissioner Office.

145. On June 18, 2021, Plaintiff paid Shirley Hill Middlebrooks's outstanding property taxes in the amount of \$6,363.32 for the house located at 579 Villa Esta Circle, Macon-Bibb County, Georgia to the Macon-Bibb County Tax Commissioner Office.

146. The Macon-Bibb County Tax Commissioner Office and Cheryl Lee breached its contract with Plaintiff when the Macon-Bibb County Tax Commissioner Office and Cheryl Lee failed to follow its own practices, policies

1 and procedures with regard to the terms and conditions of the oral representations
2 made to Plaintiff on June 18, 2021.

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4 147. Specifically, the Macon-Bibb County Tax Commissioner Office and
5 Cheryl Lee breached its contract with Plaintiff because on November 15, 2021 to
6 this present date, the Macon-Bibb County Tax Commissioner Office and Cheryl
7 Lee allowed Sherlice Morgan to fraudulently put the property located at 579 Villa
8 Esta Circle, Macon-Bibb County Georgia in Sherlice Morgan's name in the
9 Macon-Bibb County Tax Commissioner Officer after Plaintiff paid Shirley Hill
10 Middlebrooks's outstanding property taxes in the amount of \$6,363.32 to the
11 Macon-Bibb County Tax Commissioner Office on June 18, 2021. See Exhibits A,
12 B, C, D, E, F.

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16 148. The Macon-Bibb County Tax Commissioner Office and Cheryl Lee
17 should have reasonably expected Plaintiff to rely on the aforementioned policies,
18 procedures, oral representations that the Macon-Bibb County Tax Commissioner
19 would maintain the tax records for the property located at 579 Villa Esta Circle,
20 Macon-Bibb County, Georgia in Shirley Hill Middlebrooks's name as a
21 commitment by the Macon-Bibb County Tax Commissioner Office and Cheryl Lee
22 to follow and abide by them because on June 18, 2021, Plaintiff's paid Shirley Hill
23 Middlebrooks's outstanding property taxes in the amount of \$6,363.32 for the
24 house located at 579 Villa Esta Circle, Macon-Bibb County, Georgia to the
25 Macon-Bibb County Tax Commissioner Office.
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1 149. At all relevant times, Plaintiff understood and reasonably relied on the
2 aforementioned policies, procedures, procedures, and oral representations by the
3 Macon-Bibb County Tax Commissioner Office and Cheryl Lee to her detriment
4 and harm, both pecuniary and otherwise.
5

6 150. As set forth herein, the Macon-Bibb County Tax Commissioner
7 Office and Cheryl Lee did not follow the aforementioned practices, policies,
8 procedures, and oral representations made to Plaintiff on June 18, 2021.
9

10 151. Substantial injustice can only be avoided by enforcing the promises
11 made by the Macon-Bibb County Tax Commissioner Office and Cheryl Lee to
12 Plaintiff on June 18, 2021.
13

14 152. The Macon-Bibb County Tax Commissioner Office and Cheryl Lee's
15 breach of contract is a direct and proximate cause of the injuries, damages and
16 harm suffered by Plaintiff which includes legal fees, out-of-pocket expenses,
17 extreme and severe mental anguish, emotional pain, great emotional distress,
18 public humiliation, mental distress, extreme embarrassment, anger, grief, pain,
19 suffering, ongoing bereavement, ongoing sadness, ongoing depression and severe
20 emotional injury in in mind, body, and soul regarding the unlawful vicious taking
21 of Plaintiff's deceased mother house. See Exhibits A, B, C, D, E, F.
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25 153. Plaintiff is entitled to compensatory damages and other remedies
26 available under the common law.
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PRAYER FOR RELIEF

WHEREFORE, Plaintiff, Lillie M. Middlebrooks, respectfully prays this Court for the following relief:

- A) Order directing the City of Macon-Bibb County, Georgia to cancel and to expunge Sherlice Morgan's quit claim deed recorded in Deed Book 10825, Pages 1, 2, 3, 4, in the Clerk's Office at the Superior Court of Bibb County;
- B) Order directing the City of Macon-Bibb County, Georgia to reinstate Shirley Hill Middlebrooks's deed dated September 3, 1980 and recorded in Deed Book 1389, page 73, in the Clerk's Office of the Superior Court of Bibb County;
- C) Order directing the City of Macon-Bibb County, Georgia to update the recorder of deeds' public records database showing Shirley Hill Middlebrooks as the owner for the house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia;
- D) Order directing Erica L. Woodford to cancel and to expunge Sherlice Morgan's quit claim deed recorded in Deed Book 10825, Pages 1, 2, 3, 4, in the Clerk's Office at the Superior Court of Bibb County;
- E) Order directing Erica L. Woodford to reinstate Shirley Hill Middlebrooks's deed dated September 3, 1980 and recorded in Deed Book 1389, page 73, in the Clerk's Office of the Superior Court of Bibb County;
- F) Order directing Erica L. Woodford to update the recorder of deeds' public records database showing Shirley Hill Middlebrooks as the owner for the house, land, and property located at 579 Villa Esta Circle, Macon-Bibb County, Georgia;

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- 2 G) Order directing the Macon-Bibb County Board of Tax Assessors
- 3 Office to update its public records database showing Shirley Hill
- 4 Middlebrooks as the owner for the house land, and property located at
- 5 579 Villa Esta Circle, Macon-Bibb County, Georgia;
- 6 H) Order directing the Macon-Bibb County Tax Commissioner Office
- 7 and Samuel Wade McCord to update the Macon Bibb County Tax
- 8 Commissioner Office's public records database showing Shirley Hill
- 9 Middlebrooks as the owner for the house, land, and property located
- 10 at 579 Villa Esta Circle, Macon-Bibb County, Georgia;
- 11 I) Order directing the City of Macon-Bibb County, Georgia to train their
- 12 employees in the Real Estate Department of Macon-Bibb County
- 13 Government and employees in the Macon-Bibb Board of Tax
- 14 Assessors Office to obey O.C.G.A. § 44-5-30 when transferring
- 15 ownership of real estate property in Macon-Bibb County, Georgia;
- 16 J) Order directing the Macon-Bibb County Tax Commissioner Officer
- 17 and Samuel Wade McCord to train their employees in the Macon
- 18 Bibb County Tax Commissioner Officer to obey O.C.G.A. § 44-5-30
- 19 when transferring ownership of real estate property in Macon-Bibb
- 20 County, Georgia;
- 21 K) Order directing the City of Macon Bibb County, Georgia to prosecute
- 22 and charge Sherlice Morgan for filing and recording a fraudulent quit
- 23 claim deed in the Superior Court of Bibb County Clerk's Office to
- 24 steal the house, land, and property located at 579 Villa Esta Circle,
- 25 Macon-Bibb County in violation of O.C.G.A. § 44-2-43
- 26 L) Order directing the City of Macon-Bibb County, Georgia to prosecute
- 27 and charge Sherlice Morgan with felony theft by stealing the house,
- 28 land, and property located at 579 Villa Esta Circle, Macon-Bibb
- County, Georgia in violation of O.C.G.A. § 16-8-2;
- M) Order directing the City of Macon-Bibb County, Georgia to have the
- Sheriff of Bibb County to evict Sherlice Morgan and all other tenants

1 from the house, land, and property located at 579 Villa Esta Circle,
2 Macon-Bibb County, Georgia in violation of O.C.G.A. § 16-8-2;

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4 N) Order directing the City of Macon-Bibb County, Georgia to have the
5 Sheriff of Bibb County to give a no trespassing notice to Sherlice
6 Morgan and all other tenants regarding the house, land, and property
7 located at 579 Villa Esta Circle, Macon-Bibb County, Georgia in
8 violation of O.C.G.A. § 16-8-2

9 O) A judgement giving Plaintiff the possession of the house, land, and
10 property located at 579 Villa Esta Circle, Macon-Bibb County,
11 Georgia;

12 P) A judgement awarding actual damages and out of pocket expenses to
13 Plaintiff in an amount to be proved at trial against all Defendants;

14 Q) A judgement awarding compensatory damages for non-pecuniary
15 harm to Plaintiff against all Defendants;

16 R) A judgment awarding costs and attorneys' fees to Plaintiff against all
17 Defendants;

18 S) Such other and further relief as this Court deems just and proper.

19 Date: February 28, 2023

20 By: Lillie M. Middlebrooks
21 Lillie M. Middlebrooks, *pro se*
22 P.O. Box 1152
23 Rome, Georgia 30162
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DEMAND FOR JURY TRIAL

Pursuant to Rule 38 of the Federal Rules of Civil Procedure, Plaintiff
hereby demands a trial by jury on all claims so triable.

Date: February 28, 2023

By: Lillie M. Middlebrooks
Lillie M. Middlebrooks, *pro se*
P.O. Box 1152
Rome, Georgia 3016